

133.0

Map

0001

Block

0001.0

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised: 998,600 /

USE VALUE: 998,600 /

ASSESSED: 998,600 /

Total Card /

Total Parcel

998,600

998,600

998,600

PROPERTY LOCATION

No	Alt No	Direction/Street/City
11	-13	PLYMOUTH ST, ARLINGTON

OWNERSHIP

Owner 1:	RUDZINSKY HOWARD A			
Owner 2:				
Owner 3:				
Street 1:	11 PLYMOUTH STREET			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry	Own Occ:	Y
Postal:	02476	Type:		

PREVIOUS OWNER

Owner 1:	BRUNO MANATEE PROPERTIES LLC -		
Owner 2:	-		
Street 1:	7 MYSTIC ST SUITE 203		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02474		

NARRATIVE DESCRIPTION

This parcel contains .108 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1913, having primarily Vinyl Exterior and 2857 Square Feet, with 2 Units, 2 Baths, 1 3/4 Bath, 0 HalfBath, 11 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
104	Two Family		4712		Sq. Ft.	Site		0	90.	1.19	10									505,223						505,200	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
104	4712.000	493,400		505,200	998,600
Total Card	0.108	493,400		505,200	998,600
Total Parcel	0.108	493,400		505,200	998,600
Source:	Market Adj Cost	Total Value per SQ unit /Card:	349.59	/Parcel:	349.59

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	104	FV	493,400	0	4,712.	505,200	998,600		Year end	12/23/2021
2021	104	FV	470,900	0	4,712.	505,200	976,100		Year End Roll	12/10/2020
2020	104	FV	470,900	0	4,712.	505,200	976,100	976,100	Year End Roll	12/18/2019
2019	104	FV	362,600	0	4,712.	533,300	895,900	895,900	Year End Roll	1/3/2019
2018	104	FV	324,900	0	4,712.	393,000	717,900	717,900	Year End Roll	12/20/2017
2017	104	FV	304,500	0	4,712.	376,100	680,600	680,600	Year End Roll	1/3/2017
2016	104	FV	304,500	0	4,712.	348,000	652,500	652,500	Year End	1/4/2016
2015	104	FV	271,000	0	4,712.	291,900	562,900	562,900	Year End Roll	12/11/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
BRUNO MANATEE P	65752-508		7/20/2015	Convenience		1	No	No	
RUDZINSKY HOWAR	63138-578		1/2/2014	Convenience		100	No	No	
BAUSMAN-KEGEL A	30642-552		9/8/1999		400,000	No	No		
KUNG MICHAEL &	24147-106		1/10/1994		210,000	No	No	Y	

TAX DISTRICT

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
BRUNO MANATEE P	65752-508		7/20/2015	Convenience		1	No	No	
RUDZINSKY HOWAR	63138-578		1/2/2014	Convenience		100	No	No	
BAUSMAN-KEGEL A	30642-552		9/8/1999		400,000	No	No		
KUNG MICHAEL &	24147-106		1/10/1994		210,000	No	No	Y	

PAT ACCT.

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
11/8/2017	1489	Heat App	16,650	C				
10/2/2017	1283	Dormers	161,750	O				
11/7/2012	1463	Manual	4,800	C				
9/27/2004	923	Re-Roof	8,796					
8/15/2003	691	New Wind	6,000					10 VINYL REPL WNDW
4/16/1996	137	Manual	10,000					REBUILD PORCHES

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
11/8/2017	1489	Heat App	16,650	C				
10/2/2017	1283	Dormers	161,750	O				
11/7/2012	1463	Manual	4,800	C				
9/27/2004	923	Re-Roof	8,796					
8/15/2003	691	New Wind	6,000					10 VINYL REPL WNDW
4/16/1996	137	Manual	10,000					REBUILD PORCHES

ACTIVITY INFORMATION

Date	Result	By	Name
9/23/2021	Mail Update	MM	Mary M
10/3/2018	Measured	DGM	D Mann
10/3/2018	Permit Visit	DGM	D Mann
10/3/2018	Left Notice	DGM	D Mann
12/2/2017	MEAS&NOTICE	HS	Hanne S
4/30/2013	Info Fm Prmt	EMK	Ellen K
11/12/2008	Meas/Inspect	189	PATRIOT
6/19/2000	MLS		
11/23/1999	Mailer Sent		

Sign:

VERIFICATION OF VISIT NOT DATA

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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

aprob

2023

